

**MINUTES OF REGULAR MEETING  
OLDHAM COUNTY  
PLANNING AND ZONING COMMISSION  
Tuesday, May 25, 2021**

At 9:00 a.m., local time on the above date, this meeting of the Oldham County Planning and Zoning Commission, hereinafter called the Commission, was called to order in the courtroom of the Oldham County Fiscal Court at 100 W Jefferson St, La Grange, 40031 by Chairman Kevin Jeffries.

Other Commission members present were:

Wendy Hagan	John Falvey	Laura Bohne
Iva Davis	Sue Ann Jones	Bob Klingenfus
Sam Finney	Greg King	Berry Hampton
Ed Hafling	William Douglas	Katie Nasser

Commissioners Thomas Elder and Brandon Smith were absent.

Others present and sworn in were Planning and Development Services Director Jim Urban, Assistant Director Amy Alvey, and Senior Planner Tom McIntyre. Attorney John Carter was present for the meeting and Administrative Assistant Bree Heightchew was the Secretary for the meeting.

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**Approval of Minutes –**

Motion was made by Commissioner Hafling and seconded by Commissioner Hampton to approve the April 27th, 2021 minutes as submitted. Motion carried by unanimous voice vote.

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Chairman Kevin Jeffries stated that he has no financial gain from the project on Rose Island Road presented in Docket PZ-21-010. **Motion was made by Vice Chair King and seconded by Commissioner Falvey to allow Chairman Jeffries to proceed with the hearing. Motion passed by unanimous vote.**

**Secretary Bree Heightchew called and read Docket PZ-21-010:**

**DOCKET PZ-21-010-** Application has been filed by Canfield Realty and Development for the approval of a Preliminary Subdivision Plan for 94 lots on approximately 217.7 acres to be known as Rose Island Glen. The property is located at the 14000 Block of Harmony Village Road, Prospect. The zoning is R-2 Residential District and CO-1 Conservation District.

## **1. Introduction of the application by staff and questions by the Commission:**

Senior Planner, Tom McIntyre, presented the following:

- Summary of the application.
- Case History (see Exhibit A, Staff Report dated, May 25, 2021).
- Site history.
- Aerial Photos of the site.
- Photos of property.

Tom McIntyre responded to questions by the Commission:

- The previous plan did not proceed past the neighborhood meeting in 2017.

County Engineer, Jim Silliman presented the following:

- The construction plans and design will have to go through review by the engineering department.
- Comments of the Technical Review Committee will still apply.
- KYR10 Permit by Kentucky Division of Water and Oldham County Stormwater Quality Management and Erosion Control permits must be obtained.
- A portion of the proposed development is within the floodplain, therefore, permits from the U.S. Army Corps of Engineers, Kentucky Division of Water and the Oldham County Floodplain Coordinator are required.
- Two blue line streams were observed on the property requiring coordination with the Kentucky division of Water and the Army Corps of Engineers.
- Through observations and input from the public there is an obvious concern regarding traffic and stormwater.
- Mr. Silliman concurs with the Traffic Impact Study submitted that roadway capacity improvements are not required according to the Traffic Assessment and Traffic Impact Study.
- Within the 3-mile section of Rose Island Road that is within Oldham County, it was found from research of Kentucky State Police data, that there were 20 collisions in a 3-year period from 2018 to present on a three-mile section within Oldham County.
- Of these collisions, 12 were with a fixed object and two were opposing sideswipes, eight involved injury, 13 property damage and zero fatalities.
- Rose Island Road is state maintained (KY 3222) west of Hwy 1793.
- The Engineer's Office is working with the applicant to address stormwater and construction site runoff.
- During the construction plan review process, it is asked of the applicant to provide a detailed plan for how all basins will function with regard to water surface elevation during rain events.
- The office is also requesting that all required permits be obtained before final construction plans are approved.

The following comments were in response to questions from the Commission:

- The Kentucky Transportation Cabinet did not offer comment on future widening of Rose Island Road.
- Post-development flow shall not exceed pre-development flow.
- The function of the basin, post-construction flow, and the flood event are not concurrent.

Michael Williams, Director of Pupil Personnel, presented the following:

- Students within the proposed development would attend Harmony Elementary, North Oldham Middle School and North Oldham High school.
- Upon initial review, the capacity for that entire campus is at 89.99 percent and, therefore, could adequately serve the proposed development.

- It is expected, from existing subdivisions, that capacity will only rise to 91.04 percent, which is still sufficient for new development.

Director, Jim Urban stated the following:

- Due to variation in the right-of-way, the amount of right-of-way dedication would be based on location.
- A landscape buffer zone is typically out of the right-of-way.

## **2. Presentation by the applicant or representative and others in support of the application:**

Attorney Paul Whitty, 1000 N. Hurstbourne Parkway, Louisville, 40223, was present and spoke on behalf of the applicant. Kevin Young and Eric Senn of Land Design and Development, 503 Washburn Ave, Louisville, 40222 and Diane Zimmerman, Traffic Analyst, 12803 High Meadows Pike, Prospect and Owner Chris Foster of The Threesome Construction Co. Inc., 173 Arrowhead Rd, Louisville, 40207, were also present and sworn in prior to speaking on behalf of the application:

Attorney Whitty presented the following:

- Lots will range from 1 acre to 2.4 acres.
- The proposed development will lend itself to the rural character of the area.
- There are no variances or waivers required for the project and it is in full compliance with county ordinances.
- Rose Island Road has the capacity to service the proposed subdivision.
- The Kentucky Transportation Cabinet met with the applicant on site to discuss what is needed for the road.
- Additional binding elements have been offered by the applicant to mitigate the concerns of neighbors.
- Homes will not be developed in the portions of the property that are located in the floodplain.

Kevin Young presented the following:

- The applicant and developers have paid attention to the entrance road, Harmony Village Road. (See Applicant, EXHIBIT A).
- They have worked with the fire department and neighbors to create a second entrance point on Rose Island Road.
- The trees within the 35-foot buffer area are to be protected to maintain rural character.
- The intent is to keep the proposed homes oriented away from Rose Island Road.
- Some trees will be cleared to improve safety at the entrance of the development.
- There is a 25-foot landscape buffer between the development and neighboring properties to the south and additional landscaping will be added.
- Open space, as well as, the three-foot shoulder at the entrance will improve safety.
- Sidewalks are included in the development.
- Extra capacity in stormwater basins have been proposed, creating 50% additional volume.
- Existing drainage issues will be addressed but not exacerbated by the proposal.
- Water features at the front of the property will be included if possible, though they do not want to create a nuisance.
- Harmony Village Drive will be improved to just beyond the entrances of the subdivision.
- All site construction traffic shall access the site through Highway 1793.
- Dark sky fixtures will be used to reduce light pollution.
- Initial site development will occur 8 AM to 5 PM Monday through Friday.
- Home construction will occur 7 AM to 6 PM Monday through Friday and 9 AM to 5 PM on Saturday with no construction on Sundays.

- The detention basins will be regularly maintained and kept free of sediment and debris which will become the responsibility of the Homeowner's Association.

Diane Zimmerman presented the following:

- Traffic data from 2017 was collected as the current pandemic did not allow for normal traffic counts.
- The development will generate approximately 72 morning peak hour trips and 96 evening peak hour trips with a total of 982 daily trips.
- All intersections will operate at level of service A. No improvements for capacity are needed.
- The state took over maintenance of Rose Island Road (KY 3222) in 1984.
- The road has never been improved to modern roadway requirements.
- The State asked that a three-foot shoulder be added to the road at the Harmony Village intersection and the proposed entrance on Rose Island Road.
- The proposed stormwater system upgrade at the bottom of Mayo Lane will prevent water from overtopping the road.
- Harmony Village Road will be widened at the entrance.

Eric Senn presented the following:

- The property is at the bottom of a watershed boundary.
- There is a 1% annual chance of flood for the area.
- A drainage area of 70 acres will be picked up at Mayo Lane and taken to the detention basin.
- The detention basin will go through Little Huckleberry and will drastically reduce the amount of water for neighboring properties.
- Water held in the basin will be there for around 24 to 48 hours before slowly releasing.
- All permits necessary will be obtained.

Bill Hillebrand, 1104 Riverside Drive, Prospect, was present and sworn in prior to speaking in support of the application:

- He is a resident of the area for over three decades.
- Based on previous proposals and fear for other projects in the future, he would like to see the current project move forward.

Ken McMillan, 1118 Riverside Drive, Prospect, was present and sworn in prior to speaking in support of the application:

- Development is essential for business.
- The previous plan for the property was too much and this is a much more reasonable plan.
- The development will be beneficial for the area.
- The current owner is eager to sell.

Mark Mosier, 1001 Riverside Drive, Prospect, was present and sworn in prior to speaking in support of the application:

- There was an original farmhouse on the development site.
- The homes will not be built in the floodplain.
- There is a steep hillside on each side of the property along the creek and the homes would be elevated.
- The previous plan was high density while this is much lower.
- The developer for the site is known to do a good job.

Chairman Jeffries called to take a 10-minute recess at 10:12 AM.

Chairman Jeffries called the meeting back into order at 10:22 AM.



**3. Questioning of the applicant and those in support of the application by the Commission:**

Questions of the applicant, support, and staff were asked during testimony and as reflected in the bulleted items above.

**4. Testimony and questions by those opposing the application:**

Bill Schmitt, 1110 Riverside Dr, Prospect, was present and sworn in prior to speaking in opposition to the application:

- 301 residents of the area have signed a petition against the project.
- 260 residents were a part of the petition originally submitted in May of 2017.
- 41 signatures were added to the record (see Opposition, EXHIBIT A).
- There are 55 letters of opposition.
- The petition discussed the concern of Rose Island Road due to the safety issues with the road itself.
- Daily drivers of Rose Island Road often experience frightening encounters on the road due to road conditions or poor driver behavior from other drivers of the road.
- Applicability of the proposed stormwater detention basin is a concern of residents.
- Residents are also concerned about contamination of existing freshwater wells, due to the use of septic systems and drainage issues stemming from the introduction of a new development.
- Concerns are addressed in the letter written by Schmitt to the Commission (see Opposition Exhibit B).
- An Environmental Impact Study has not been provided and is required by the Oldham County regulations
- Developers are proposing individual septic systems for each new home which is in great disregard to the Oldham County Subdivision Regulations.
- There are several significant errors or omissions on the plan submitted by the applicant and should, therefore, be considered incomplete.
- The stormwater management system is a highly questionable design for the site, considering that portions of it are within the floodplain.
- The proposed stormwater management system is flawed as it will discharge to small, low lying areas.
- Seasonal Ohio River flooding begins with backup into Little Huckleberry Creek and eventually cuts off access to roadways.
- Such flooding will likely cause the detention basins to become clogged with debris causing malfunction.

Amanda Schmitt, 1110 Riverside Dr, Prospect, was present and sworn in prior to speaking in opposition to the application:

- Concerns come from nearby resident Janet Dewey, 1100 Riverside Dr, Prospect (see Opposition, Exhibit C).
- Daily drivers experience no roadway shoulders, sufficient degrading and erosion, no lane edge markings, blind spots, hazardous curves, trees, fences, and utility poles located within 12 to 24 inches of the road.
- Drivers also experience frequent presence of deer, off-road tire damage and side-swipe events, stormwater runoff and mud across the roadway, and often the presence of individuals and groups of bicyclists.
- The developer has submitted a traffic impact study that minimizes the volume of traffic.

- Roadway crashes and existing hazards on Rose Island Road are important considerations that are not mentioned within the study.
- The study did not address the Rose Island Road and Highway 42 intersection, though 65% of the generated traffic will be traveling southbound and going through that intersection.
- The roadway needs to be modernized.
- Improvements could take more than 4 years.
- The proposed development will add 982 daily trips.
- The road, should it remain unimproved, could not support additional traffic.
- The road often sees speeding and passing of vehicles even when there are no passing zones.
- The crash numbers used by Mr. Silliman are more current than those in the study.
- Property damage crashes are important and happen often.
- Cyclists use Rose Island Road often with no shoulders and frequent blind spots.
- The major safety concerns of the road should be addressed before approval and development.

Leslie Wright, 14407 Oldham Acres Road, Prospect was present and sworn in prior to speaking in opposition to the application:

- 23 lots for the development are split zoned. (see Opposition Exhibit D).
- Properties zoned CO-1 Conservation require more care.
- Environmentally sensitive areas must be outlined and assessed.
- Other streams nearby, besides Little Huckleberry, were not addressed.
- Individual septic does not comply with the regulations; a sewer connection must be installed.
- 28 lots are in the 100-year floodplain and could see damage to septic systems due to flooding.
- Wells are used by many residents for private drinking water - assessment of drinking water needs to be considered as these water sources need to be protected.
- Plat appears to have errors that are not compliant with regulations and are confusing as it is unclear what information is correct.
- Slopes of over 20 feet are apparent on the property and need to be addressed.
- A plan for tree removal should be outlined upon submission of plans.
- Much of the tree line will be removed but it was unclear on the submitted application the exact areas for removal.
- Because the developer's proposal lacks an impact assessment of environmental considerations, it violates the intent of county ordinances and regulations governing sewage systems, and inaccuracies and omissions on the preliminary plat, the Rose Island Glen application should be denied.

Goeff Schutz, 144 Oldham Acres Road, Prospect, was present and sworn in prior to speaking in opposition to the application:

- Owns property on Riverside Drive and owns a business on Highway 1793.
- The application is flawed and is in violation of Oldham County Ordinances.
- An environmental study must be done in order for the subdivision to be considered by the Commission.
- Rose Island Road cannot handle a new development.
- Around 10 near accidents have personally impacted him.
- Mirrors are lost frequently.
- Danger exists already on the road.
- It is suggested that everyone visit the road themselves to see the clearly apparent dangers.
- The county cannot help in this situation due to Rose Island Road being state maintained.
- There is high risk and danger for buses and children.

Joe Kopacz, 1800 Rivers Landing Dr, Prospect, was present and sworn in prior to speaking in opposition to the application:



- The lake on Rivers Landing is filled by Little Huckleberry Creek.
- Water runoff comes onto the proposed development site.
- Blockages on the creek cause spill into the lake by at least 2 feet.
- County Engineers have seen how much water the lake can handle when reverse flow happens.
- There is an existing problem with flooding that adversely affects the community.
- He has also lost mirrors on Rose Island Road.

Richard Van Kleeck, 1630 Victory Court, Prospect, was present and sworn in prior to speaking in opposition to the application:

- He is in agreement with the previous comments made by others in opposition.
- Traffic includes more than homeowners and the development will cause an exponential increase.
- The suggestions made by the developer are fine but do not take the rest of Rose Island Road into account.
- Highway 1793 is becoming increasingly dangerous and sees a lot of school traffic.

Christopher Wyatt 9207 Rainbow Springs Court, Louisville, 40241 was present and sworn in prior to speaking in opposition to the application:

- He grew up in the Oldham Acres area.
- On Rose Island Road, there is a burial mound with a cemetery placed on top.
- On the western point of the property for the proposed development, there is another burial mound.
- An archeological study is needed before approval and development.

Richard Coomes, 2007 Riverview Ct, Prospect, was present and sworn in prior to speaking in opposition to the application:

- There have been no previous improvements to the roadway besides occasional repaving.
- Over time, other new subdivisions have been added and have added to the traffic on roadways.
- Rose Island Road will become much worse at night.
- Presented video of a truck nearly swerving off the road (see Opposition, Exhibit E).
- Presented video of flooding on Highway 1793 in June of 2021 (see Opposition, Exhibit F).

Bill Hillebrand, 1104 Riverside Drive, Prospect, was present and sworn in prior to speaking in opposition to the application:

- Speaking now in representation of the Homeowner's Association
- At a prior meeting of the HOA, a vote was taken in regard to the approval of the subdivision. There were 7 votes against the development, 6 votes in favor, and 3 votes of indifference.

Dan Weaver, 13905 N Bel Vista Court, Prospect, was present and sworn in prior to speaking in opposition to the application:

- He is not opposed to the development but the road, as it currently stands, cannot accommodate additional traffic.
- Utility poles and trees are too close to the pavement.
- There is a lack of planning for drainage.
- The last traffic study needs to be updated.

## **5. Questioning of the applicant and those opposed to the application by the Commission:**

Goeff Schutz stated the following in response to questions by the Commission:

- Highway 1793 is the safest way to go but is still dangerous; rocks often fall after flooding and will come all the way out into the road.
- Patching in the road is poor and wider than other parts of 1793.
- There are potholes all along the road.
- Water floods onto the road often after rain.

Jim Silliman stated the following in response to questions by the Commission:

- There is a 3-year period from 2018 to present that was used for the collision report.
- There is no current plan to improve Rose Island Road.

Diane Zimmerman stated the following in response to questions by the Commission:

- Grade on 1793 is unknown and would not be considered steep.
- Volume produced does not require state review for additional turning lanes.

Kevin Young stated the following in response to questions by the Commission:

- Nearest sewers are in Rivers Landing, the project would have to be larger to reach sewers.
- A 3-foot shoulder extension request, made by the State, has been considered.
- Width of Rose Island Road to Harmony Village Drive is around 13 feet.
- Widening to county standards will require additional right-of-way.
- Widening of the roadways has been discussed by developers and staff.
- There will be a 50% increase in storage for water in the detention basins in order to not impede on the creek.
- Roadway improvements will be developer funded.
- Review by the Army Corps of Engineers will be required as part of the construction plan phase.
- No indication on state maps that would require an archeological study.
- The property where the cemetery is located is across the street from the site and is not on the site.
- The layout of lots works well for septic systems.
- The Health Department reviewed the project area prior to the TRC meeting.
- The property is not within the 70-foot clear zone for wells.

Director, Jim Urban stated the following:

- Improvements to the entrance and to the road leading up to the entrance will be made.
- Conservation zoning does not make it a conservation easement.
- Referred to minutes of the TRC hearing.

Eric Senn stated the following in response to questions by the Commission:

- 10-12% impervious surface per lot, as these are larger lots.

Senior Planner, Tom McIntyre stated the following in response to questions by the Commission:

- He is in agreement that all requirements thus far have been met.
- The applicant is required to provide a survey showing the exact location of zoning.



Christopher Wyatt stated the following in response to questions by the Commission:

- The family cemetery has been found and there are tombstones present.

Chris Foster stated the following in response to questions by the Commission:

- Miller house is not owned by the applicants and the cemetery is not on the property owned by applicants.
- He grew up on the property and there are no graveyards.

## **6. Rebuttal evidence and Cross Examination by the Applicant:**

Kevin Young stated the following:

- Improvements to existing conditions on Mayo Lane will be made.
- Developers are not required to make improvements to Rose Island Road but would like to.
- The applicant is showing stormwater detention capacity at 50% above the minimum required. This will provide additional capacity and will help neighboring properties downstream in a flood event.
- Water from the site will flow into Little Huckleberry Creek and then into the Ohio River.
- The points of discharge for the basins are in natural points; new points will not be created.
- The capacity of Rose Island Road, as reported by Zimmerman, is 8,000 trips per day. The development will not cause the capacity to be exceeded as it will bring the number daily trips up to 3,500.
- Will take steps to improve Mayo Lane and the entrance for safety.
- All roadway improvements happen in Phase I and will not be delayed to a later phase.
- The applicant and developers will work with all parties and go through the proper review process.
- 2-foot contours should have been properly labeled.
- No waivers or variances are needed; regulations are met.
- The developers believe this is a reasonable subdivision plan.
- 50 acres of open space will be provided.
- There will be a 25-foot tree preservation area in order to keep and maintain the tree line.

Attorney Whitty stated the following:

- Construction traffic proposed by the application will use Highway 1793.
- Concerns about Rose Island Road are mostly about driver behavior and these issues are not controllable by the developers.
- The plan submitted is very conservative.
- The traffic study numbers are taking full capacity into account.

## **7. Rebuttal evidence and Cross Examination by the Opposition:**

Bill Schmitt stated the following:

- Section 7.4 of the ordinance shows that criteria is met by the development for a sewer connection.
- 27 lots are within the floodplain and septic in this area is at the rear of the lots.
- The ordinances prohibit the use of septic within the floodplain.
- Flooding will damage septic and will require clean up and will disable the detention system.

- This is the wrong location for the proposed development.

Richard Van Kleeck stated the following:

- Driver behavior is everywhere but is exacerbated when it occurs on a road that is already dangerous itself.

Christopher Wyatt stated the following:

- An archeological survey must be done before the proposal is approved or denied.

Goeff Schutz:

- An environmental study should be done before approval of the subdivision.
- The stormwater runoff affects Little Huckleberry Creek, not the Ohio River.

#### **8. Final statement of the Opposition:**

Bill Schmitt stated the following:

- He admires the design, but the area is wrong as it has significant dangers on the roadways.
- The septic will be difficult to maintain.
- An environmental study should be required before discussion and decision.
- Permits should be received before approval.

#### **9. Final statement of the Applicant:**

Attorney Whitty stated the following:

- Every developer takes the risk of denial of plans.
- Binding elements have been offered by the applicants to alleviate neighbors' concerns.
- The HOA will be responsible for the maintenance of the detention basins.
- Reserve as objection the petition submitted by the Opposition.

### **END OF PUBLIC HEARING**

Jim Urban summarized the application for Docket PZ-21-010 and proposed binding elements.

### **FINDINGS AND DECISIONS PZ-21-010 Preliminary Subdivision Plan 14000 Block of Harmony Village Road, Prospect**

Motion was made by Commissioner King and seconded by Commissioner Hagan for the approval of the Preliminary Subdivision Plan located at the 14000 Block of Harmony Village Road, Prospect. Based on testimony and evidence provided and presented, it is found that the application is consistent with the subdivision regulations and the Oldham County Zoning Ordinances and in compliance with the Comprehensive Plan.

#### **Binding Elements:**



1. The approval applies only to the plan considered at the May 25, 2021 Oldham County Planning Commission public hearing.
2. There shall be no subdivision of any lots into any greater number of lots without review by the Oldham County Planning Commission.
3. The preliminary plan must comply with all established federal, state and county ordinances and requirements at the time of approval, and no record plat shall be approved until all standards are satisfied.
4. The following four specific improvements to modernize Rose Island Road (KY 3222) must be made in accordance with the Traffic Impact Study:
  - a. On the west side of Rose Island Road, add a 3' shoulder for 150' on Rose Island Road in both directions at the new entrance and at Harmony Village Road, that will taper to the existing pavement edge. These improvements shall be made as a part of Phase I.
  - b. Correct the storm water system at Mayo Lane to prevent storm water from overtopping Rose Island Road. These improvements shall be made as a part of Phase I.
  - c. Remove four (4) trees within the Rose Island Road right-of-way as designated by the Kentucky Transportation Cabinet for clear zone improvement.
  - d. Widen existing Harmony Village Road from Rose Island Road to the proposed subdivision entrance and taper to the existing Harmony Village Road pavement.
5. The proposed development must comply with the Oldham County Fire Hydrant Ordinance.
6. A landscape/buffer plan must be submitted and approved prior to the issuance of any building permits.
7. The cumulative phasing plan shall limit the number of building permits issued to thirty-five (35) per year beginning with the first record plat.
8. No lots shall have driveway access to Rose Island Road or Harmony Village Road.
9. All comments made by the reviewing agency must be met.
10. Street lighting to be LG&E Dark Sky fixtures.
11. The developer shall be restricted to the following site access timing:
  - a. Initial site development (grading, rod, etc.) shall only occur between the hours of 8 AM to 6PM Monday through Friday and 9 AM to 5 PM on Saturday. No construction on Sunday.
  - b. During home construction, builders' construction activities shall be limited to 7 AM to 6 PM Monday through Saturday. No construction on Sunday.
12. All construction traffic shall access the site via KY Hwy 1793 and shall utilize a designated construction entrance to be Street "E" access point off Rose Island Road. Phase II construction entrance shall be Street B access point onto Harmony Village Road.
13. Construction plans shall not be approved until all required permits from the US Army Corps of Engineers, KY Division of Water, and other Oldham County agencies have been received by the Oldham County Engineering Department.
14. All detention basins shall be regularly maintained and kept free of sediment and debris, especially after storm or flooding events.
15. For construction plan approval, the applicant shall provide evidence that the performance of the basins for the required return events are not adversely affected by the water surface elevation (rise and fall) of the adjoining floodway and floodplain.
16. An as-built survey of the detention basins will be prepared to be assured they are built correctly.
17. Post development flow shall not exceed pre-development flow leaving the site at currently proposed outfalls (i.e. proposed basins 1 and 2) AND the outfall between lots 18 and 40.
18. During construction, temporary basins shall be used to control sediment and stormwater runoff to adjoining properties.

**The vote was as follows:**

**YES:** Commissioners Davis, Douglas, Hafling, Hagan, King, Klingenfus, Nasser, and Jones



**NO:** Commissioners Bohne, Falvey, Finney, and Hampton

**ABSTAIN:** None

**ABSENT:** Commissioners Elder and Smith.

**Motion passed on a vote of 8-4.**

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There being no further business, the Planning Commission meeting adjourned at 12:22 p.m.

The next regular meeting will be Tuesday, June 22, 2021, at 9:00 a.m. and will be held in the courtroom of the Oldham County Fiscal Court at 100 W Jefferson Street, La Grange, 40031.

Approved:

  
Kevin Jeffries, Chairman

Respectfully Submitted:

  
Bree Heightchew, Secretary